



Petre Close, North Walsham NR28 0SS

welcome to

Petre Close, North Walsham

A beautifully modernised three-bedroom detached bungalow positioned within a popular cul-de-sac in North Walsham. Featuring a contemporary fitted kitchen, stylish wet room, and spacious accommodation throughout. The property is offered with the benefit of NO ONWARD CHAIN! - Book your viewing today!



Description

Situated in a sought-after cul-de-sac within the market town of North Walsham, this beautifully modernised three-bedroom detached bungalow offers stylish, move-in-ready accommodation with the added benefits of a garage, driveway parking and a stunning established garden. Inside the accommodation includes a spacious living room, a contemporary fitted kitchen, three well-proportioned bedrooms, and a stylish wet room finished to a high standard. The principal bedroom benefits from built-in wardrobes, while the conservatory provides additional living space with direct access to the rear garden. Outside, the property truly excels. The beautifully maintained rear garden is mainly laid to lawn with mature planted borders, decorative shingle features and two separate paved seating areas, creating the perfect space for relaxing or entertaining. Located within easy reach of North Walsham town centre, residents can enjoy a range of independent shops, supermarkets, cafés, schools and excellent transport links, including rail services to Norwich. The Norfolk Broads and the stunning North Norfolk coastline are also just a short drive away.

Entrance Hall

Kitchen

Range of wall and base units, with wood worktop over, electric cooker with separate hob and extractor over. Tiled splash back, tiled flooring, acrylic sink drainer with mixer tap over, space for washing machine, built in appliances including fridge, and freezer. Double glazed window to rear aspect, and door leading to conservatory,

Living Room

Carpet, Double glazed bay window to front aspect. two radiators. Fireplace.

Conservatory

uPVC double-glazed windows, tiled flooring with a brick-built base, and a polycarbonate roof. Radiator for year-round use and double doors providing direct access to the garden.

Bedroom One

Fitted Carpet Double glazed window to front aspect, radiator, Built in wardrobes,

Bedroom Two

Fitted carpet, Double glazed window to rear. Radiator,

Bedroom Three

Fitted Carpet, Radiator, Double glazed window to rear aspect, built in wardrobe.

Wet Room

Fully tiled walls with a non-slip floor and sunken drain. Comprising a WC and wash hand basin set within a vanity unit, a separate shower cubicle with glass door, and a double-glazed window to the rear aspect providing natural light and ventilation. Heated towel radiator

Exterior

Lawned front garden with shingle borders and a paved pathway leading to the entrance. A driveway provides off-road parking and leads to the garage, offering additional parking and storage space.

The rear garden is mainly laid to lawn with established planted borders, There are two separate paved areas, decorative shingle and neatly defined lawn edging. The garden is fully enclosed by fencing, and benefits from a side access either side.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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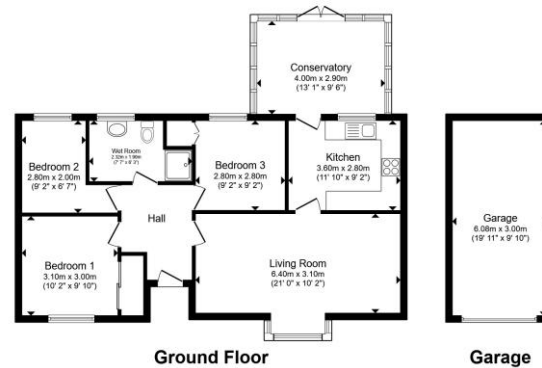


welcome to

Petre Close, North Walsham

- No Onward Chain
- Beautifully Modernised Throughout
- Detached Three Bedroom Bungalow
- Modern Wet Room
- Garage & Driveway Parking

Tenure: Freehold EPC Rating: D
Council Tax Band: D



offers over
£290,000

Total floor area 101.3 m² (1,091 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWM109725 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.


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